

LAKESIDE COMMUNITY PLANNING GROUP

MINUTES

September 3, 2008

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San Diego County
DEPT. OF PLANNING & LAND USE

Members present: G. Barnard, A. Botter, R. Clegg, C. Enniss, W. Colgan, G. Inverso, R. Smith, T. Medvitz, L. Strom, M. Turvey, J. Bugbee, and J. Shackelford.

Members excused: E. Bakeer, W. Allen, & P. Lambert

Members absent: 0

Public present: 12

1. Call to order: 7:00 p.m.

2. Pledge of Allegiance.

3. Approval of minutes: Meeting Minutes of August 20, 2008 were unavailable.

4. Administrative items/Announcements.

Chair reported that 1) Eric Gibson was appointed the new Director for the Department of Planning and Land Use 2) The deadline for the Community Plan and Vision for Lakeside is September 30, 2008 3) The State of California legislature has developed and will likely pass Senate bill 375, which would tie land use planning to transportation funding, affordable housing and greenhouse gas emissions.

J. Bugbee reported that a five pound box of Sees Candy was given to the Registrar of Voters from LCPG.

A. Botter reported he is a grandfather for the third time.

T. Medvitz stated a new rule made by the State of California states that any housing project of 30 or more houses has to have a second entrance to the community.

5. Subcommittee reports as required: R. Clegg reported CSA69 meeting is one week from tomorrow on Sept 11th and that Design Review is scheduled next Wednesday at 5:00 pm in LCPG meeting room.

6. Open Forum: None

7. Public Hearing. None

A. Presentation/Discussion Items

1. None

B. Proposed Publicly Initiated Action.

1. DHCD request formal LCPG recommendation on Chelsea Investments proposal to develop the approved Silver Sage Town Homes as affordable housing. A motion was approved to support the proposal provided that no changes are made to the tentative map and site plan previously approved for the site (7 May 2008). Current proposal is to develop the site as an apartment style affordable housing project. If approved a new site plan will be required and the tentative map will go away.

Jeff from Chelsea Investments redesigned the entire project and requested permission for a new site plan to accommodate the changes. He stated the goal was to stay within the same height and zoning requirements. A major change was removing the garages and placing parking spots around the outside of the project. He needed permission for affordable housing (55 years) and a letter from LCPG to allow his company to obtain a new funding source (\$100,000) per unit as a mental health subsidy. Would allow 10% of the units to be

rented to schizophrenic, bi-polar and extremely depressed residents. J. Shackelford stated she could not approve the project because it was not consistent with parking in Lakeside. Concerns were expressed about notifying residents and neighbors that mental cases would be living in the Apartments. Others were not happy that the garages were to be dropped from the original tentative map. T. Medvitz thanked Chelsea Investments for the path they are taking and for listening to the planning group. G. Shackelford from the public stated that minimum lot sizes were already established and that the Fire Department should be brought in immediately regarding relocating the lot sizes. The Board wanted to retain the garages and parking in the original plan and allowed their former motion of May 7, 2008 to stand.

2. Referred to end of Minutes.

3. General Plan draft conservation Subdivision program. R. Smith wanted vote of support for existing plan, i.e. Subdivision ordinances, PRD ordinance etc. This item was continued.

C. Proposed Privately Initiated Action

1. AD 08-045 administrative permit for a 600 sq. ft. guest living quarters located at 9769 Lakeview Road:.

Brian Enright stated there would be no laundry facilities, a kitchen sink, a bedroom and living room. The unit would be detached from the house. Their adult daughter will be living there. A motion by G. Barnard, seconded by L. Strom was made to approve the request. (12-0-0-3)

B 2. Draft Lakeside community Plan Text update:

Draft History was reviewed. (39) The word "nightmare" was to be removed. The sentence under (41) was to be moved behind (43) sentence. Several typo errors were corrected. (44) Add: and Wintergardens. Item (14) third page, delete 'instead of agricultural.' Remove items (18) thru (23), to be placed in a different area. Add "County did not support redevelopment. Their plan has languished." "The city pushed redevelopment to Lakeside and small businesses were forced out of the City.

Draft Environmental Setting was reviewed:

Under Parks, Silverwood Park was

added by P. Lambert. Lisa Wood from the Public stated that she would prefer we remove item (27) "The riverbed is a substantial source of commercial grade aggregate" because she did not want the document to give Michael Beck anymore ammunition to justify his new river project in El Monte Valley. R. Smith stated that area was designated as a natural aggregate resource by the State of California; therefore, the sentence could not be deleted. A motion by L. Strom, seconded by G. Barnard was made to approve the document with P. Lambert's addition. Motion carried. (12-0-0-3)

Draft Existing Land Uses and Community Character was reviewed;

A motion by L. Strom, seconded by G. Barnard was made to approve the document as written. Motion passed. (12-0-0-3)

Rick passed out guidelines for writing the background data and vision statement for homework.

Draft Relationship to adjoining communities #2 was tabled until next meeting.

8. Adjourned. 9:05 p.m. Our next meeting will be September 17, 2008 at 7:00 pm.

Linda Strom, Secretary, 619-443-0603